

Ongoing Disclosure Notice

Disclosure of Directors and Senior Managers Relevant Interests

Sections 297(2) and 298(2), Financial Markets Conduct Act 2013

To NZX Limited; and	
Name of listed issuer:	Argosy Property Limited
Date this disclosure made:	17-Dec-25
Date of last disclosure:	29-Sept-25

Director or senior manager giving disclosure

Full name(s):	Peter Donald Mence
Name of listed issuer:	Argosy Property Limited
Name of related body corporate (if applicable):	
Position held in listed issuer:	CEO

Summary of acquisition or disposal of relevant interest (excluding specified derivatives)

Class of affected quoted financial products:	Ordinary shares
Nature of the affected relevant interest(s):	Beneficial
For that relevant interest-	
Number held in class before acquisition or disposal:	a. 766,451 b. 495,965
Number held in class after acquisition or disposal:	a. 776,901 b. 502,727
Current registered holder(s):	
Registered holder(s) once transfers are registered:	a. Peter Donald Mence b. Sharesies Nominee Limited as nominee for Peter Donald Mence

Details of transactions giving rise to acquisition or disposal

Total number of transactions to which notice relates:	2
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Details of transactions requiring disclosure-

Date of transaction:	17-Dec-25
Nature of transaction:	DRP allotment
Name of any other party or parties to the transaction (if known):	
The consideration, expressed in New Zealand dollars, paid or received for the acquisition or disposal. If the consideration was not in cash and cannot be readily by converted into a cash value, describe the consideration:	a. \$12,742.25 b. \$8,245.42
Number of financial products to which the transaction related:	a. 10,450 b. 6,762
If the issuer has a financial products trading policy that prohibits directors or senior managers from trading during any period without written clearance (a closed period) include the following details—	
Whether relevant interests were acquired or disposed of during a closed period:	Yes
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:	N/A
Date of the prior written clearance (if any):	N/A

Summary of other relevant interests after acquisition or disposal:

Class of quoted financial products:	Ordinary shares
Nature of relevant interest:	(a) 2023 PSRs (b) 2024 PSRs (c) 2025 PSRs (d) Non-beneficial
For that relevant interest,-	
Number held in class:	(a) 353,113 (b) 359,310 (c) 409,723 (d) 416,077
Current registered holder(s):	(a) Peter Donald Mence (b) Peter Donald Mence (c) Peter Donald Mence (d) Peter Donald Mence and Stella Nancy McDonald as Trustees of the Papageno Trust

Certification

I, certify that, to the best of my knowledge and belief, the information contained in this disclosure is correct and that I am duly authorised to make this disclosure by all persons for whom it is made.	
Signature of director or officer:	
Date of signature:	
or	
Signature of person authorised to sign on behalf of director or officer:	
Date of signature:	17 December 2025
Name and title of authorised person:	David Snelling, Company Secretary