

**Ongoing Disclosure Notice**

**Disclosure of Directors and Senior Managers Relevant Interests**

Sections 297(1) and 298(1), Financial Markets Conduct Act 2013

To NZX Limited; and
Name of listed issuer:
Date this disclosure made:
Date of last disclosure:

Private Land and Property Fund
26 March 2026
19 December 2025

**Director or senior manager giving disclosure**

Full name(s):
Name of listed issuer:
Name of related body corporate (if applicable):
Position held in listed issuer:

Diana Papadopoulos
Private Land and Property Fund
N/A
Director of BIML

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

Class of affected quoted financial products:
Nature of the affected relevant interest(s):

Ordinary units in the Private Land and Property Fund
• Registered holder and beneficial owner, held via ACNL

**For that relevant interest-**

Number held in class before acquisition or disposal:
Number held in class after acquisition or disposal:
Current registered holder(s):
Registered holder(s) once transfers are registered:

48,311
48,593
• Current registered holder is as identified in the 'Nature of Relevant Interest'
• Asset Custodian Nominees Limited

**Details of transactions giving rise to acquisition or disposal -**

Total number of transactions to which notice relates:
---

1
---

**Details of transactions requiring disclosure-**

Date of transaction 1:
Nature of transaction:
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:
Number of financial products to which the transaction related:

26 March 2026
• Purchase of units with the Fund under the Distribution Reinvestment Plan
• Transaction directly with the Fund
\$362
282

Whether relevant interests were acquired or disposed of during a closed period (see *note below):
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:
Date of the prior written clearance (if any):

N/A - DRP
N/A - DRP
N/A - DRP

**Summary of other relevant interests after acquisition or disposal:**

Class of quoted financial products:
Nature of relevant interest:

Ordinary units in the Private Land and Property Fund
• Owner as trustee for children, held via ACNL (1,139 units)

**For that relevant interest,-**

Number held in class:
Current registered holder(s):

1,139
• Current registered holder is as identified in the 'Nature of Relevant Interest'

**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:
Name and title of authorised person:


26 March 2026
Gary Scott, Company Secretary

\* Note - in accordance with Booster's personal trading policy, all Directors and Senior Managers are required to obtain written clearance for any trade in PLP (other than for reinvestment of distributions under the distribution reinvestment plan, capital calls by the fund or if transferring between accounts of the same beneficial owner).

**Ongoing Disclosure Notice**

**Disclosure of Directors and Senior Managers Relevant Interests**

Sections 297(1) and 298(1), Financial Markets Conduct Act 2013

To NZX Limited; and
Name of listed issuer:
Date this disclosure made:
Date of last disclosure:

Private Land and Property Fund
26 March 2026
19 December 2025

**Director or senior manager giving disclosure**

Full name(s):
Name of listed issuer:
Name of related body corporate (if applicable):
Position held in listed issuer:

Diana Papadopoulos
Private Land and Property Fund
N/A
Director of BIML

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

Class of affected quoted financial products:
Nature of the affected relevant interest(s):

Ordinary units in the Private Land and Property Fund
• Owner as trustee for children, held via ACNL

**For that relevant interest-**

Number held in class before acquisition or disposal:
Number held in class after acquisition or disposal:
Current registered holder(s):
Registered holder(s) once transfers are registered:

1,132
1,139
• Current registered holder is as identified in the 'Nature of Relevant Interest'
• Asset Custodian Nominees Limited

**Details of transactions giving rise to acquisition or disposal -**

Total number of transactions to which notice relates:
---

1
---

**Details of transactions requiring disclosure-**

Date of transaction 1:
Nature of transaction:
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:
Number of financial products to which the transaction related:

26 March 2026
• Purchase of units with the Fund under the Distribution Reinvestment Plan
• Transaction directly with the Fund
\$8
7

Whether relevant interests were acquired or disposed of during a closed period (see * note below):
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:
Date of the prior written clearance (if any):

N/A - DRP
N/A - DRP
N/A - DRP

**Summary of other relevant interests after acquisition or disposal:**

Class of quoted financial products:
Nature of relevant interest:

Ordinary units in the Private Land and Property Fund
• Beneficial owner, held via ACNL (48,593 units)

**For that relevant interest,-**

Number held in class:
Current registered holder(s):

48,593
• Current registered holder is as identified in the 'Nature of Relevant Interest'

**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:
Name and title of authorised person:


26 March 2026
Gary Scott, Company Secretary

\* Note - in accordance with Booster's personal trading policy, all Directors and Senior Managers are required to obtain written clearance for any trade in PLP (other than for reinvestment of distributions under the distribution reinvestment plan, capital calls by the fund or if transferring between accounts of the same beneficial owner).

**Ongoing Disclosure Notice**

**Disclosure of Directors and Senior Managers Relevant Interests**

Sections 297(1) and 298(1), Financial Markets Conduct Act 2013

To NZX Limited; and
Name of listed issuer:
Date this disclosure made:
Date of last disclosure:

Private Land and Property Fund
26 March 2026
19 December 2025

**Director or senior manager giving disclosure**

Full name(s):
Name of listed issuer:
Name of related body corporate (if applicable):
Position held in listed issuer:

Mihaela Emilia Chitu
Private Land and Property Fund
N/A
Senior Manager of BIML

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

Class of affected quoted financial products:
Nature of the affected relevant interest(s):

Ordinary units in the Private Land and Property Fund
• Registered holder and beneficial owner, held via ACNL

**For that relevant interest-**

Number held in class before acquisition or disposal:
Number held in class after acquisition or disposal:
Current registered holder(s):
Registered holder(s) once transfers are registered:

39,764
39,996
• Current registered holder is as identified in the 'Nature of Relevant Interest'
• Asset Custodian Nominees Limited

**Details of transactions giving rise to acquisition or disposal -**

Total number of transactions to which notice relates:
---

1
---

**Details of transactions requiring disclosure-**

Date of transaction 1:
Nature of transaction:
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:
Number of financial products to which the transaction related:

26 March 2026
• Purchase of units with the Fund under the Distribution Reinvestment Plan
• Transaction directly with the Fund
\$298
232

Whether relevant interests were acquired or disposed of during a closed period (see *note below):
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:
Date of the prior written clearance (if any):

N/A - DRP
N/A - DRP
N/A - DRP

**Summary of other relevant interests after acquisition or disposal:**

Class of quoted financial products:
Nature of relevant interest:

Ordinary units in the Private Land and Property Fund
• Partner as beneficial owner, held via ACNL (778 units)

**For that relevant interest,-**

Number held in class:
Current registered holder(s):

778
• Current registered holder is as identified in the 'Nature of Relevant Interest'

**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:
Name and title of authorised person:


26 March 2026
Gary Scott, Company Secretary

\* Note - in accordance with Booster's personal trading policy, all Directors and Senior Managers are required to obtain written clearance for any trade in PLP (other than for reinvestment of distributions under the distribution reinvestment plan, capital calls by the fund or if transferring between accounts of the same beneficial owner).

**Ongoing Disclosure Notice**

**Disclosure of Directors and Senior Managers Relevant Interests**

Sections 297(1) and 298(1), Financial Markets Conduct Act 2013

To NZX Limited; and	Private Land and Property Fund
Name of listed issuer:	26 March 2026
Date this disclosure made:	19 December 2025
Date of last disclosure:	

**Director or senior manager giving disclosure**

Full name(s):	Mihaela Emilia Chitu
Name of listed issuer:	Private Land and Property Fund
Name of related body corporate (if applicable):	N/A
Position held in listed issuer:	Senior Manager of BIML

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

Class of affected quoted financial products:	Ordinary units in the Private Land and Property Fund
Nature of the affected relevant interest(s):	• Partner of beneficial owner, held via ACNL
<b>For that relevant interest-</b>	
Number held in class before acquisition or disposal:	774
Number held in class after acquisition or disposal:	778
Current registered holder(s):	• Current registered holder is as identified in the 'Nature of Relevant Interest'
Registered holder(s) once transfers are registered:	• Asset Custodian Nominees Limited

**Details of transactions giving rise to acquisition or disposal -**

Total number of transactions to which notice relates:	1
---	---

**Details of transactions requiring disclosure-**

Date of transaction 1:	26 March 2026
Nature of transaction:	• Purchase of units with the Fund under the Distribution Reinvestment Plan
Name of any other party or parties to the transaction (if known):	• Transaction directly with the Fund
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:	\$6
Number of financial products to which the transaction related:	5
Whether relevant interests were acquired or disposed of during a closed period (see * note below):	N/A - DRP
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:	N/A - DRP
Date of the prior written clearance (if any):	N/A - DRP

**Summary of other relevant interests after acquisition or disposal:**

Class of quoted financial products:	Ordinary units in the Private Land and Property Fund
Nature of relevant interest:	• Beneficial owner, held via ACNL (39,996 units)
<i>For that relevant interest,-</i>	
Number held in class:	39,996
Current registered holder(s):	• Current registered holder is as identified in the 'Nature of Relevant Interest'

**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:	26 March 2026
Name and title of authorised person:	Gary Scott, Company Secretary

\* Note - in accordance with Booster's personal trading policy, all Directors and Senior Managers are required to obtain written clearance for any trade in PLP (other than for reinvestment of distributions under the distribution reinvestment plan, capital calls by the fund or if transferring between accounts of the same beneficial owner).

## Ongoing Disclosure Notice

### Disclosure of Directors and Senior Managers Relevant Interests

Sections 297(1) and 298(1), Financial Markets Conduct Act 2013

To NZX Limited; and	
Name of listed issuer:	Private Land and Property Fund
Date this disclosure made:	26 March 2026
Date of last disclosure:	19 December 2025

#### Director or senior manager giving disclosure

Full name(s):	Paul Foley
Name of listed issuer:	Private Land and Property Fund
Name of related body corporate (if applicable):	N/A
Position held in listed issuer:	Director of BIML (and BFS and ACNL)

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

Class of affected quoted financial products:	Ordinary units in the Private Land and Property Fund
Nature of the affected relevant interest(s):	• Registered holder and beneficial owner, held via ACNL

#### For that relevant interest-

Number held in class before acquisition or disposal:	246,320
Number held in class after acquisition or disposal:	247,758
Current registered holder(s):	• Current registered holder is as identified in the 'Nature of Relevant Interest'
Registered holder(s) once transfers are registered:	• Asset Custodian Nominees Limited

#### Details of transactions giving rise to acquisition or disposal -

Total number of transactions to which notice relates:	1
---	---

#### Details of transactions requiring disclosure-

Date of transaction 1:	26 March 2026
Nature of transaction:	• Purchase of units with the Fund under the Distribution Reinvestment Plan
Name of any other party or parties to the transaction (if known):	• Transaction directly with the Fund
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:	\$1,847
Number of financial products to which the transaction related:	1,438

Whether relevant interests were acquired or disposed of during a closed period (see * note below):	N/A - DRP
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:	N/A - DRP
Date of the prior written clearance (if any):	N/A - DRP

#### Summary of other relevant interests after acquisition or disposal:

Class of quoted financial products:	Ordinary units in the Private Land and Property Fund
Nature of relevant interest:	• Spouse as beneficial owner, held via ACNL (7,906 units)
For that relevant interest,-	
Number held in class:	7,906
Current registered holder(s):	• Current registered holder is as identified in the 'Nature of Relevant Interest'

#### 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:	26 March 2026
Name and title of authorised person:	Gary Scott, Company Secretary

\* Note - in accordance with Booster's personal trading policy, all Directors and Senior Managers are required to obtain written clearance for any trade in PLP (other than for reinvestment of distributions under the distribution reinvestment plan, capital calls by the fund or if transferring between accounts of the same beneficial owner).