

Centuria

FUND PAYMENT NOTICE IN RESPECT OF THE DISTRIBUTION FOR THE SIX MONTHS ENDED 31 DECEMBER 2024

Centuria Capital Limited (**CCL**) and Centuria Funds Management Limited (**CFML**) as the responsible entity of Centuria Capital Fund (**CCF**), forming the stapled entity comprised of CCL and CCF (**CNI**), give this notice of Fund Payment in relation to the interim distribution in respect of the six months ended 31 December 2024.

CFML, as the responsible entity of CCF, declares that CCF is a withholding managed investment trust for the purposes of Subdivision 12-H of the *Taxation Administration Act 1953* (the **Act**), in respect of the six months ended 31 December 2024. In addition, CFML declares that the Trust is an attribution managed investment trust (**AMIT**) for the purposes of Division 12A of the Act, in respect of the six months ended 31 December 2024.

Details of the distribution for the six months ended 31 December 2024 are as follows:

Record date	31 December 2024
Payment date	27 February 2025
Distribution per CNI Stapled Security	5.20 cents

The estimated taxation components below are provided solely for the purposes of complying with Subdivision 12-H and Division 12A of Schedule 1 of the Act and should not be used for any other purpose:

	CCF (cps ¹)	CCL (cps)
Australian Income – Other	0.112987	-
Non-Concessional MIT Income (NCMI)	0.000739	-
Capital Gains – Discount (TARP ²) grossed up value	0.624832	-
Capital Gains – Other method (TARP)	-	-
Total Fund Payment	0.738558	-
Interest income	3.224634	-
Franked Dividend	-	1.100000
Amounts not subject to Withholding Taxes	0.136808	-
Total Cash Distribution	4.100000	1.100000

For the purposes of Subdivision 12-H and Division 12A of Schedule 1 of the Act, the CCF distribution includes a fund payment amount of 0.738558 cents per security and interest income of 3.224634 cents per security. The CCL distribution includes a franked dividend amount of 1.100000 cents per stapled security.

Australian tax residents should not rely on this notice for the purposes of their income tax returns. Details of the full year components of distributions will be provided in the Attribution Managed Investment Trust Member Annual (**AMMA**) statement which will be sent to securityholders post 30 June 2025.

¹ Cents per security

² Taxable Australian Real Property