Centuria

Fund Payment Notice in respect of the distribution for the month ended October 2026

Centuria Property Funds Limited (CPFL), as the responsible entity of Centuria Agriculture Fund (the Trust), declares that the Trust 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 month ended October 2026. In addition, CPFL declares that the Trust is an attributed managed investment trust (AMIT) for the purposes of Division 12A of the Act, in respect of the month ended October 2026.

Details of the distribution for the month ended October 2026 are as follows:

Record date	31 October 2026
Payment date	10 November 2026
Distribution per Trust unit	0.541667 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:

	Cents per unit
Australian Income – Other income	-
Capital Gains – Discount (Taxable Australian Real Property) grossed up value	-
Capital Gains – Other method (Taxable Australian Real Property)	-
Total Fund Payment	**-**
Interest Income	-
Amounts not subject to Withholding Taxes	0.541667
Total Cash Distribution	**0.541667**

For the purposes of Subdivision 12-H and Division 12A of Schedule 1 of the Act, this distribution includes a fund payment amount of 0 cents per unit.

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 June 2027.

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