

Please note: all cash amounts in this form should be provided to 8 decimal places, including zeros (ie 0.01001000)

Please do not amend or delete individual rows. As this template relates to prescribed content, changes to content should only be made where it is clearly indicated that this is permitted, otherwise, if an Issuer considers a particular element does not apply, mark the row as N/A. Any other changes to this prescribed form must first be approved by NZX as required under NZX Listing Rule 3.26.1.

Section 1: Issuer information			
Name of issuer	INVESTORE PROPERTY LIMITED		
Financial product name/description	Ordinary Shares of Investore Property Limited		
NZX ticker code	IPL		
ISIN (If unknown, check on NZX website)	NZIPLE0001S3		
Type of distribution (Please mark with an X in the relevant box/es)	Full Year		Quarterly
	Half Year		Special
	DRP applies	X	
Record date	26/02/2025		
Ex-Date (one business day before the Record Date)	25/02/2025		
Payment date (and allotment date for DRP)	14/03/2025		
Total monies associated with the distribution ¹	\$6,102,733		
Source of distribution (for example, retained earnings)	Retained earnings		
Currency	NZD – New Zealand Dollar		
Section 2: Distribution amounts per financial product			
Gross distribution ²	\$0.02236134		
Gross taxable amount ³	\$0.02182622		
Total cash distribution ⁴	\$0.01625000		
Excluded amount (applicable to listed PIEs)	\$0.00053512		
Supplementary distribution amount	\$0.00277321		

¹ Continuous issuers should indicate that this is based on the number of units on issue at the date of the form

² "Gross distribution" is the total cash distribution plus the amount of imputation credits, per financial product, before the deduction of Resident Withholding Tax (RWT).

³ "Gross taxable amount" is the gross distribution minus any excluded income.

⁴ "Total cash distribution" is the cash distribution excluding imputation credits, per financial product, before the deduction of RWT. This should include any excluded amounts, where applicable to listed PIEs.

Section 3: Imputation credits and Resident Withholding Tax⁵	
Is the distribution imputed	Fully imputed
If fully or partially imputed, please state imputation rate as % applied ⁶	28%
Imputation tax credits per financial product	\$0.00611134
Resident Withholding Tax per financial product	n/a
Section 4: Distribution re-investment plan (if applicable)	
DRP % discount (if any)	2%
Start date and end date for determining market price for DRP	25/02/2025 03/03/2025
Date strike price to be announced (if not available at this time)	04/03/2025
Specify source of financial products to be issued under DRP programme (new issue or to be bought on market)	New issue
DRP strike price per financial product	To be determined and announced on 04/03/2025
Last date to submit a participation notice for this distribution in accordance with DRP participation terms	27/02/2025
Section 5: Authority for this announcement	
Name of person authorised to make this announcement	Louise Hill
Contact person for this announcement	Louise Hill
Contact phone number	+64 275 580033
Contact email address	louise.hill@strideproperty.co.nz
Date of release through MAP	18/02/2025

⁵ The imputation credits plus the RWT amount is 33% of the gross taxable amount for the purposes of this form. If the distribution is fully imputed the imputation credits will be 28% of the gross taxable amount with remaining 5% being RWT. This does not constitute advice as to whether or not RWT needs to be withheld.

⁶ Calculated as (imputation credits/gross taxable amount) x 100. Fully imputed dividends will be 28% as a % rate applied.