



12 December 2024

[Unitholder Name]
[Address 1]
[Address 2]
[Address 3]
[Address 4]

Dear Unitholder

GOODMAN PROPERTY TRUST (“GMT” and “Trust”)

We are pleased to advise Unitholders that the second quarter distribution, for the three months ended 30 September 2024, has now been paid. The distribution includes a cash component of 1.6250 per unit, there are no imputation credits attached.

FY25 Interim Report

I'd also like to advise that the 2025 Interim Report of Goodman Property Trust and GMT Bond Issuer Limited is now available and can be accessed by following the link from the website at <https://bit.ly/3t80ciJ>

The report summarises the recent performance of both Goodman Property Trust and GMT Bond Issuer Limited and contains the interim financial statements of both entities.

I encourage you to read the report to learn more about the business you invest in.

Yours faithfully,

A handwritten signature in black ink, appearing to read "J. Dakin".

John Dakin
Chair