

Value of Eligible assets<sup>2</sup>:

## Existing Green Assets

Building Name	City	Address	Use	Status	Last Assurance	NABERSNZ Rating	Green Star Rating	Asset Value <sup>2</sup> (\$NZD millions)	Allocation of proceeds per eligible asset
Jarden House	Auckland	21 Queen Street	Office	Operational	19-Aug-24	Refer to footnote below <sup>1</sup>	5 Star Office Built	\$128.0	\$32.6
PwC Tower	Auckland	15 Customs Street	Office	Operational	19-Aug-24	4.5 Star Base Build Rating	5 Star Office Built	\$623.0	\$158.5
1 The Terrace	Wellington	1-3 The Terrace	Office	Operational	-	4 Star Base Build Rating	4 Star Office Built	\$130.0	\$33.1
Defence House	Wellington	34 Bowen Street	Office	Operational	19-Aug-24	5 Star Base Build Rating	4 Star Office Built	\$190.0	\$48.3
Deloitte Centre	Auckland	1 Queen Street	Office	Operational	19-Aug-24	Targeting 4 Star Base Building Rating	6 Star Built	\$354.0	\$90.0
Bowen House	Wellington	1 Bowen Street	Office	Operational	19-Aug-24	Targeting 5 Star Base Building Rating	Targeting 5 Star Built	\$147.5	\$37.5
Total green assets for bonds								<b>\$1,572.5</b>	<b>\$400.0</b>
Total value of eligible assets - based on last assurance								<b>\$1,974.0</b>	
<b>Total value of eligible assets<sup>3</sup></b>								<b>\$1,572.5</b>	

1. NABERS NZ rating targets are listed on the basis of Precinct's commitment to the World Green Building Council Net Zero Carbon Buildings Commitment and meeting or exceeding New Zealand's excellence levels under NABERSNZ with a target to have 100% of our investment portfolio to be +4-Stars, under our direct operational control by 2030. Noting Jarden House most recent rating is 2 star.

2. Fair Value as at 30 June 2025.

3. Eligible assets must have a minimum (or target) 5-star NZGBC Green Star Built rating or a minimum (or target) 4-Star NABERSNZ Energy Base Building Rating.

4. Deloitte Centre valuation includes the Intercontinental hotel (\$180m) as held for sale and conditional as at 30 June 2025.

## Value of Green Bonds on Issuance:

NZX ticker	Outstanding	Date of Issuance	Maturity date
PCT030	\$150.0 M	28-May-21	28-May-27
PCT040	\$175.0 M	9-May-22	9-May-28
PCTW29	\$75.0 M	24-Oct-24	24-Oct-29
<b>Total</b>	<b>\$400.0 M</b>		