

FIRST REAL ESTATE INVESTMENT TRUST

(Constituted in the Republic of Singapore pursuant to a trust deed dated 19 October 2006 (as amended))

PROXY FORM ANNUAL GENERAL MEETING

IMPORTANT:

1. This proxy form has been made available on the SGX website at the URL <https://www.sgx.com/securities/company-announcements> and may be accessed at First Real Estate Investment Trust's ("First REIT") website at the URL https://www.first-reit.com/ir_agm.html. A printed copy of this proxy form will NOT be despatched to the holders of units in First REIT ("Units", and the holders of Units, "Unitholders").
2. The Annual General Meeting ("AGM") is being convened, and will be held, by electronic means pursuant to the COVID-19 (Temporary Measures) (Alternative Arrangements for Meetings for Companies, Variable Capital Companies, Business Trusts, Unit Trusts and Debenture Holders) Order 2020. Printed copies of the Notice of AGM will not be sent to Unitholders. Instead, the Notice of AGM will be sent to Unitholders by electronic means via publication on First REIT's website at the URL https://www.first-reit.com/ir_agm.html. The Notice of AGM will also be made available on the SGX website at the URL <https://www.sgx.com/securities/company-announcements>.
3. Alternative arrangements relating to attendance at the AGM via electronic means (including arrangements by which the meeting can be electronically accessed via live audio-visual webcast or live audio-only stream), submission of questions to the Chairman of the AGM in advance of, or "live" at, the AGM, addressing of substantial and relevant questions before the AGM and voting by appointing the Chairman of the AGM as proxy at the AGM, are set out in the accompanying announcement of First REIT dated 1 April 2022. This announcement may be accessed at First REIT's website at the URL https://www.first-reit.com/ir_agm.html, and will also be made available on the SGX website at the URL <https://www.sgx.com/securities/company-announcements>.
4. **Due to the current COVID-19 situation in Singapore, a Unitholder will not be able to attend the AGM in person. A Unitholder (whether individual or corporate) must appoint the Chairman of the AGM as his/her/its proxy to attend, speak and vote on his/her/its behalf at the AGM if such Unitholder wishes to exercise his/her/its voting rights at the AGM.**
5. CPF and SRS investors who wish to appoint the Chairman of the AGM as proxy should approach their respective CPF Agent Banks or SRS Operators to submit their votes by **5:00 p.m. (Singapore Time) on Tuesday, 12 April 2022**.
6. By submitting an instrument appointing the Chairman of the AGM as proxy, the Unitholder accepts and agrees to the personal data privacy terms set out in the Notice of AGM dated 1 April 2022.
7. **Please read the notes overleaf which contain instructions on, *inter alia*, the appointment of the Chairman of the AGM as a Unitholder's proxy to attend, speak and vote on his/her/its behalf at the AGM.**

I/We, _____ NRIC/Passport No. _____
/Registration No. _____
of _____ (address)

being a Unitholder/Unitholders of First REIT, hereby appoint the Chairman of the AGM, as my/our proxy to attend and to vote for me/us on my/our behalf, at the AGM of First REIT to be convened and held by way of electronic means on Monday, 25 April 2022 at 2:00 p.m. (Singapore Time) and at any adjournment thereof.

*(Voting will be conducted by poll. If you wish the Chairman of the AGM as your proxy to cast all your votes "for" or "against" a resolution, please indicate with an "X" in the "For" or "Against" box provided in respect of that resolution. Alternatively, please indicate the number of votes "for" or "against" in the "For" or "Against" box in respect of that resolution. If you wish the Chairman of the AGM as your proxy to abstain from voting on a resolution, please indicate with an "X" in the "Abstain" box provided in respect of that resolution. Alternatively, please indicate the number of Units that the Chairman of the AGM as your proxy is directed to abstain from voting in the "Abstain" box in respect of that resolution. **In the absence of specific directions in respect of a resolution, the appointment of the Chairman of the AGM as your proxy for that resolution will be treated as invalid.**)*

No.	Resolutions	No. of votes For	No. of votes Against	Abstain
ORDINARY BUSINESS				
1	To receive and adopt the Statement of Perpetual (Asia) Limited, as trustee of First REIT, the Statement by First REIT Management Limited, as manager of First REIT (the "Manager"), the Audited Financial Statements of First REIT for the financial year ended 31 December 2021 and the Auditors' Report thereon (Ordinary Resolution)			
2	To re-appoint KPMG LLP as Auditors of First REIT and to authorise the Manager to fix their remuneration (Ordinary Resolution)			
SPECIAL BUSINESS				
3	To authorise the Manager to issue new Units and to make or grant convertible instruments (Ordinary Resolution)			

Dated this _____ day of _____ 2022

Total number of Units held:

Signature(s) of Unitholder(s)/ Common Seal of Corporate Unitholder

IMPORTANT: Please read the notes overleaf before completing the proxy form

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IMPORTANT: PLEASE READ THE NOTES TO PROXY FORM BELOW

Notes to the proxy form:

1. **Due to the current COVID-19 situation in Singapore, a Unitholder will not be able to attend the AGM in person. A Unitholder (whether individual or corporate) must appoint the Chairman of the AGM as his/her/its proxy to attend, speak and vote on his/her/its behalf at the AGM if such Unitholder wishes to exercise his/her/its voting rights at the AGM.** This proxy form may be accessed at First REIT's website at the URL https://www.first-reit.com/ir_agm.html, and will also be made available on the SGX website at the URL <https://www.sgx.com/securities/company-announcements>. Where a Unitholder (whether individual or corporate) appoints the Chairman of the AGM as his/her/its proxy, he/she/it must give specific instructions as to voting, or abstentions from voting, in respect of a resolution in the form of proxy, failing which the appointment of the Chairman of the AGM as proxy for that resolution will be treated as invalid.
CPF and SRS investors who wish to appoint the Chairman of the AGM as proxy should approach their respective CPF Agent Banks or SRS Operators to submit their votes by **5:00 p.m. (Singapore Time) on Tuesday, 12 April 2022**.
2. The Chairman of the AGM, as proxy, need not be a Unitholder of First REIT.
3. The instrument appointing the Chairman of the AGM as proxy must be submitted to the Manager c/o the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd., in the following manner:
 - (a) if submitted by post, be lodged at the Unit Registrar's office at 1 Harbourfront Avenue, #14-07 Keppel Bay Tower, Singapore 098632; or
 - (b) if submitted electronically, be submitted via email to the Unit Registrar at FRAGM2022@boardroomlimited.com, in either case, by **2:00 p.m. (Singapore Time) on Friday, 22 April 2022**.A Unitholder who wishes to submit an instrument of proxy must first download, complete and sign the proxy form, before submitting it by post to the address provided above, or before scanning and sending it by email to the email address provided above.
Due to the current COVID-19 situation in Singapore, Unitholders are strongly encouraged to submit completed proxy forms electronically via email.
4. A Unitholder should insert the total number of Units held in the proxy form. If the Unitholder has Units entered against his or her name in the Depository Register maintained by The Central Depository (Pte) Limited ("**CDP**"), he or she should insert that number of Units. If the Unitholder has Units registered in his or her name in the Register of Unitholders of First REIT, he or she should insert that number of Units. If the Unitholder has Units entered against his or her name in the said Depository Register and Units registered in his or her name in the Register of Unitholders, he or she should insert the aggregate number of Units entered against his or her name in the Depository Register and registered in his or her name in the Register of Unitholders. If no number is inserted, the proxy form will be deemed to relate to all the Units held by the Unitholder.
5. The proxy form must be executed under the hand of the appointor or of his/her attorney duly authorised in writing. Where the proxy form is executed by a corporation, it must be executed either under its common seal or under the hand of its attorney or a duly authorised officer.

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Affix
Postage
Stamp

First REIT Management Limited
(as manager of First Real Estate Investment Trust)
c/o Unit Registrar
Boardroom Corporate & Advisory Services Pte. Ltd.
1 Harbourfront Avenue
#14-07 Keppel Bay Tower
Singapore 098632

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6. Where the proxy form is signed on behalf of the appointor by an attorney or a duly authorised officer, the power of attorney or other authority (if any) under which it is signed, or a notarially certified copy of such power or authority must (failing previous registration with the Manager) be lodged with the proxy form, failing which the proxy form may be treated as invalid.
7. The Manager shall be entitled to reject a proxy form which is incomplete, improperly completed or illegible or where the true intentions of the appointor are not ascertainable from the instructions of the appointor specified on the proxy form. In addition, in the case of Units entered in the Depository Register, the Manager may reject a proxy form if the Unitholder, being the appointor, is not shown to have Units entered against his/her name in the Depository Register as at 72 hours before the time appointed for holding the AGM, as certified by CDP to the Manager.