

SECURITIES AND FUTURES ACT (CAP. 289)
SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS)
REGULATIONS 2012

**NOTIFICATION FORM FOR SUBSTANTIAL
SHAREHOLDER(S)/UNITHOLDER(S) IN RESPECT OF INTERESTS IN**

FORM

3

(Electronic Format)

Explanatory Notes

1. Please read the explanatory notes carefully before completing the notification form.
2. This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
10. In this form, the term "Listed Issuer" refers to -
 - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
 - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
 - (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
 - (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estate-related assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at <http://www.mas.gov.sg> (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

Part I - General

1. Name of Listed Issuer:

Elite UK REIT

2. Type of Listed Issuer:

- ☐ Company/Corporation
☐ Registered/Recognised Business Trust
☒ Real Estate Investment Trust

Name of Trustee-Manager/Responsible Person:

Elite UK REIT Management Pte. Ltd.

3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

- ☐ No *(Please proceed to complete Part II)*
☒ Yes *(Please proceed to complete Parts III & IV)*

4. Date of notification to Listed Issuer:

29-Jul-2026

Part III - Substantial Shareholder(s)/Unitholder(s) Details

[To be used for multiple Substantial Shareholders/Unitholders to give notice]

Substantial Shareholder/Unitholder **A** 

1. Name of Substantial Shareholder/Unitholder:

PartnerRe Ltd.

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

☐ Yes

☒ No

3. Notification in respect of:

☐ Becoming a Substantial Shareholder/Unitholder

☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder

☐ Ceasing to be a Substantial Shareholder/Unitholder

4. Date of acquisition of or change in interest:

25-Jun-2026

5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest  (if different from item 4 above, please specify the date):

25-Jun-2026

6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):

As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.

7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/  :	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/  :	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):
[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly.

PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Cooperations S.A. ("Covéa Cooperations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Cooperations through the following entities:

(a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

(b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

(c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.

(d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

(e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder B

1. Name of Substantial Shareholder/Unitholder:

Covéa Cooperations S.A.

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?
- ☐ Yes
- ☒ No
3. Notification in respect of:
- ☐ Becoming a Substantial Shareholder/Unitholder
- ☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
- ☐ Ceasing to be a Substantial Shareholder/Unitholder
4. Date of acquisition of or change in interest:
- 25-Jun-2026
5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):
- 25-Jun-2026
6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
- As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.
7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):
[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

Covéa Cooperations S.A. owns 100% of PartnerRe Ltd ("PR"). Covéa Cooperations S.A. is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Cooperations S.A. ("Covéa Cooperations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Cooperations through the following entities:

- (a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.
- (d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder

1. Name of Substantial Shareholder/Unitholder:

MMA IARD Assurances Mutuelles

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?
- ☐ Yes
- ☒ No
3. Notification in respect of:
- ☐ Becoming a Substantial Shareholder/Unitholder
- ☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
- ☐ Ceasing to be a Substantial Shareholder/Unitholder
4. Date of acquisition of or change in interest:
- 25-Jun-2026
5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):
- 25-Jun-2026
6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
- As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.
7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):
[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

Covéa Coopérations S.A. owns 100% of PartnerRe Limited ("PR").

MMA IARD Assurances Mutuelles is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Coopérations S.A. ("Covéa Coopérations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Coopérations through the following entities:

- (a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.
- (d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder **D**



1. Name of Substantial Shareholder/Unitholder:

MMA Vie Assurances Mutuelles

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

☐ Yes

☒ No

3. Notification in respect of:

☐ Becoming a Substantial Shareholder/Unitholder

☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder

☐ Ceasing to be a Substantial Shareholder/Unitholder

4. Date of acquisition of or change in interest:

25-Jun-2026

5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):

25-Jun-2026

6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):

As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.

7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):

[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

MMA Vie Assurances Mutuelles is therefore deemed interested in the Units held by PR's subsidiaries.

Page 11 of 21

1. Name of Substantial Shareholder/Unitholder:

AM-GMF

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

☐ Yes

☒ No

3. Notification in respect of:

☐ Becoming a Substantial Shareholder/Unitholder

☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder

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No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):

[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

AM-GF holds 33.33% of the voting rights of Covéa Coopérations S.A.

Covéa Coopérations S.A. owns 100% PartnerRe Limited ("PR"). AM-GF is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

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- (a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
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- (c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.
- (d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder F

1. Name of Substantial Shareholder/Unitholder:

MAAF Assurances

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?
- ☐ Yes
- ☒ No
3. Notification in respect of:
- ☐ Becoming a Substantial Shareholder/Unitholder
- ☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
- ☐ Ceasing to be a Substantial Shareholder/Unitholder
4. Date of acquisition of or change in interest:
- 25-Jun-2026
5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):
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6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
- As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.
7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):
[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

Covéa Cooperations S.A. owns 100% PartnerRe Limited ("PR"). MAAF Assurances is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Cooperations S.A. ("Covéa Cooperations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Cooperations through the following entities:

- (a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.
- (d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder **G**



1. Name of Substantial Shareholder/Unitholder:

MAAF Santé

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

☐ Yes

☒ No

3. Notification in respect of:

☐ Becoming a Substantial Shareholder/Unitholder

☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder

☐ Ceasing to be a Substantial Shareholder/Unitholder

4. Date of acquisition of or change in interest:

25-Jun-2026

5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):

25-Jun-2026

6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):

As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.

7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):

[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

Covéa Cooperations S.A. owns 100% PartnerRe Limited ("PR"). MAAF Santé is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Cooperations S.A. ("Covéa Cooperations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Cooperations through the following entities:

- (a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.
- (d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.
- (e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Substantial Shareholder/Unitholder **H**



1. Name of Substantial Shareholder/Unitholder:

Covéa

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

☐ Yes

☒ No

3. Notification in respect of:

☐ Becoming a Substantial Shareholder/Unitholder

☒ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder

☐ Ceasing to be a Substantial Shareholder/Unitholder

4. Date of acquisition of or change in interest:

25-Jun-2026

5. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ⓘ (if different from item 4 above, please specify the date):

25-Jun-2026

6. Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):

As a result of the private placements by Elite in June 2025 and June 2026, the total number of outstanding units increased. The PartnerRe Group entities holding a direct interest in Elite UK REIT did not participate in the private placements. We only became aware that the issue of additional outstanding units had caused the deemed interest percentage to change when reviewing the overall position on 25 July 2026.

7. Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	21.65	21.65
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures :	0	132,416,096	132,416,096
As a percentage of total no. of voting shares/units ⓘ:	0	20.8	20.8

8. Circumstances giving rise to deemed interests (if the interest is such):

[You may attach a chart in item 10 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

Covéa is the ultimate holding company of Covéa Cooperations S.A. through the MMA Cluster, AM-GMF , and the MAAF Cluster.

Covéa Cooperations S.A. owns 100% PartnerRe Limited ("PR"). Covéa is therefore deemed interested in the Units held by PR's subsidiaries.

Partner Reinsurance Company Ltd. ("PRCL") (46,614,861 Units), Partner Reinsurance Asia Pte. Ltd. ("PRA") (34,813,235 Units) and Partner Reinsurance Europe SE ("PRESE") (50,988,000 Units) hold Units directly. PRCL and PRA are wholly-owned subsidiaries of PartnerRe Ltd ("PR"). PRESE is wholly-owned by PartnerRe Holdings Europe Limited ("PRHEL"). PRHEL is wholly-owned by PR.

9. Relationship between the Substantial Shareholders/Unitholders giving notice in this form:
[You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders]

Covéa Cooperations S.A. ("Covéa Cooperations") owns 100% of PartnerRe Ltd.

Covéa is the ultimate holding company of Covéa Cooperations through the following entities:

(a) MMA IARD Assurances Mutuelles holds 21.528% of the voting rights of Covéa Coopérations and, together with MMA Vie Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

(b) MMA Vie Assurances Mutuelles holds 11.805% of the voting rights of Covéa Coopérations and, together with MMA IARD Assurances Mutuelles (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

MMA IARD Assurances Mutuelles and MMA Vie Assurances Mutuelles, collectively forms the "MMA Cluster".

(c) AM-GMF holds 33.3% of the voting rights of Covéa Coopérations.

(d) MAAF Santé holds 0.173% of the voting rights of Covéa Coopérations and, together with MAAF Assurances (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

(e) MAAF Assurances holds 33.161% of the voting rights of Covéa Coopérations and, together with MAAF Santé (with which it acts in concert), holds 33.3% of the voting rights of Covéa Coopérations.

MAAF Santé and MAAF Assurances, collectively forms the "MAAF Cluster".

10. Attachments (if any): 



(The total file size for all attachment(s) should not exceed 1MB.)

11. If this is a **replacement** of an earlier notification, please provide:

- (a) SGXNet announcement reference of the **first** notification which was announced on SGXNet (the "Initial Announcement"):

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- (b) Date of the Initial Announcement:

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- (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:

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12. Remarks (if any):

The percentage of deemed interest in Units is calculated based on 636,488,820 Units after the June 2026 private placement and 611,488,820 Units prior to the June 2026 private placement.

Part IV - Transaction details

1. Type of securities which are the subject of the transaction (*more than one option may be chosen*):

- ☒ Voting shares/units
☐ Rights/Options/Warrants over voting shares/units
☐ Convertible debentures over voting shares/units (*conversion price known*)
☐ Others (*please specify*):

2. Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholders/Unitholders:

Not applicable.

3. Amount of consideration paid or received by Substantial Shareholders/Unitholders (*excluding brokerage and stamp duties*):

Not applicable.

4. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- ☐ Securities via market transaction
☐ Securities via off-market transaction (*e.g. married deals*)
☐ Securities via physical settlement of derivatives or other securities
☐ Securities pursuant to rights issue
☐ Securities via a placement
☐ Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- ☐ Securities via market transaction
☐ Securities via off-market transaction (*e.g. married deals*)

Other circumstances:

- ☐ Acceptance of take-over offer for the Listed Issuer
☒ Corporate action by the Listed Issuer which Substantial Shareholders/Unitholders did not participate in (*please specify*):

There were private placements in June 2025 and June 2026 by the Listed Issuer to issue additional Units. The Substantial Unitholders did not participate in those private placements and did not acquire a deemed interest in any additional Units. However, because the total number of outstanding Units increased as a result of the private placements by the Listed Issuer, the Substantial Unitholders' deemed interest decreased, in percentage terms. There was no change in the number of Units in which the Substantial Unitholders have a deemed interest.

- ☐ Others (*please specify*):

Item 5 is to be completed by an individual submitting this notification form on behalf of the Substantial Shareholders/Unitholders.

5. Particulars of Individual submitting this notification form to the Listed Issuer:

(a) Name of Individual:

Sonya Pal

(b) Designation (if applicable):

Legal & Compliance

(c) Name of entity (if applicable):

PartnerRe Asset Management Corporation

Transaction Reference Number (auto-generated):

0	1	7	7	0	2	4	6	3	3	7	2	6	3	3
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