

NOTIFICATION AND REQUEST FORM

Annual Report 2025 & Circular in relation to the Proposed Entry into the New Master Property Management Agreement

Dear Unitholder(s),

Pursuant to the Second Supplemental Deed dated 20 April 2018 being supplemental to the Deed of Trust dated 18 November 2015 constituting BHG Retail REIT (the "**REIT**") to provide for, among others, electronic communications of notices and documents to the unitholders of the REIT ("**Unitholders**"), the REIT's annual report for the year ended 31 December 2025 (the "**Annual Report**") and Circular dated 7 April 2026 in relation to the Proposed Entry into the New Master Property Management Agreement (the "**Circular**") is deemed to be given to all Unitholders by being made available on a website prescribed by BHG Retail Trust Management Pte Ltd, as manager of the REIT (the "**Manager**"). By default, the Manager will not send a hardcopy of the Annual Report or the Circular to Unitholder(s).

You may download the Annual Report and the Circular electronically on the REIT's website at <http://bhgreit.listedcompany.com/newsroom.html/year/2026> starting from 7 April 2026. You will need an internet browser and PDF reader to view the electronic version of the Annual Report and the Circular.

You can download both documents at the REIT's website as follows:

- (a) go to the REIT's website at <http://bhgreit.listedcompany.com/newsroom.html/year/2026>;
- (b) look for the announcement dated 7 April 2026 titled 'Annual Reports and Related Documents'; and
- (c) click on the respective document link to download the Annual Report and/or Circular.

The above documents will also be made available on the website of Singapore Exchange Securities Trading Limited at <https://www.sgx.com/securities/company-announcements>.

If you would still like to receive a printed hardcopy of the Annual Report and/or Circular, kindly complete the Request Form below, and return the form to us by post, or submit electronically by email to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd., at srs.requestform@boardroomlimited.com by **5:30pm on 17 April 2026**. All previous requests, including any standing instructions for printed annual reports will be disregarded.

No action is required if you do not need printed copies.

Yours faithfully,
For and on behalf of
BHG Retail Trust Management Pte Ltd
As the Manager of BHG Retail REIT

Cho Form Po
Secretary
Singapore, 7 April 2026

HARDCOPY REQUEST FORM - ANNUAL REPORT FY 2025 AND / OR CIRCULAR			
	Annual Report Only	Circular Only	Annual Report AND Circular
Please tick in ONE (1) of the boxes only:			

Full Name(s) of Unitholder(s): _____

Address: _____

Signature(s): _____ Date: _____

Personal data privacy:

By submitting a Request Form for a copy of the BHG REIT's Annual Report and/or the Circular, you consent to the collection, use and disclosure of your personal data by the Manager (or its agents or service providers) for the purpose of processing, administration and delivery of the requested documents by the Manager (or its agents or service providers), and in order for the Manager (or its agents or service providers) to comply with any applicable laws, listing rules, regulations and/or guidelines.

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**Affix
Postage
Stamp**

BHG RETAIL TRUST MANAGEMENT PTE. LTD.
(As Manager of BHG Retail REIT)

c/o Boardroom Corporate & Advisory Services Pte. Ltd.,
1 Harbourfront Avenue
#14-07, Keppel Bay Tower Singapore 098632

4th fold
Fold and Glue overleaf. Do not staple