

A member of Frasers Property Group



SUSTAINING VALUE CREATION

Annual
Report 2024



SUSTAINING VALUE CREATION

At Frasers Centrepoint Trust, we focus on creating long-term sustainable value for our stakeholders. We have progressively enhanced FCT's property portfolio through acquisitions, divestments and asset enhancement initiatives to strengthen its resilience and competitiveness.

As we face macroeconomic uncertainties, the next phase of our journey is on delivering sustainable value creation. We work collaboratively to build greater resilience by leveraging our core competencies in asset and property management to continue creating sustainable value.

Our Purpose - *Inspiring experiences, creating places for good.* - guides us in ensuring our decisions drive financial performance and benefit businesses, communities and the planet.



NEX, Singapore

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ABOUT FRASERS CENTREPOINT TRUST

Frasers Centrepoint Trust (“FCT”) is a leading developer-sponsored retail real estate investment trust (“REIT”) and the largest suburban retail mall owners by net lettable area in Singapore with assets under management of approximately \$7.1 billion¹. FCT’s property portfolio comprises nine retail malls and an office building located in the suburban regions of Singapore, near homes and within minutes to transportation amenities. The retail portfolio has approximately 2.7 million square feet² of net lettable area with over 1,700 leases with a strong focus on providing for necessity spending, food & beverage and essential services.

The portfolio comprises NEX (50.0% interest), Causeway Point, Waterway Point (50.0% interest), Tampines 1, Northpoint City North Wing (including Yishun 10 Retail Podium), Tiong Bahru Plaza, Central Plaza (office property), Century Square, Hougang Mall and White Sands. FCT’s malls enjoy stable and recurring shopper footfall supported by commuter traffic and residential population in their catchment areas.

FCT, which is sponsored by Frasers Property, is index constituent of several benchmark indices including the FTSE EPRA/NAREIT Global Real Estate Index Series (Global Developed Index), the Straits Times Index (“STI”), the FTSE ST Real Estate Investment Trust Index, MSCI Singapore Small Cap Index and SGX iEdge S-REIT Leaders Index.

Listed on the Main Board of the Singapore Exchange Securities Trading Limited since 5 July 2006, FCT is managed by Frasers Centrepoint Asset Management Ltd. (“FCAM”), a real estate management company and a wholly-owned subsidiary of Frasers Property Limited.

1 Total assets of FCT’s investment portfolio (including Central Plaza), including proportionate share of its JVs’ total assets as at 30 September 2024.

2 Includes area currently used as Community Sports Facilities Scheme space.

NOTICE OF ANNUAL GENERAL MEETING



(CONSTITUTED IN THE REPUBLIC OF SINGAPORE PURSUANT
TO A TRUST DEED DATED 5 JUNE 2006
(AS AMENDED AND RESTATED))

NOTICE IS HEREBY GIVEN that the 16th Annual General Meeting (the “**AGM**”) of the unitholders of FRASERS CENTREPOINT TRUST (“**FCT**”, and the unitholders of FCT, “**Unitholders**”) will be held at the Grand Ballroom, Level 2, InterContinental Singapore, 80 Middle Road, Singapore 188966 on Tuesday, 14 January 2025 at 10.00 a.m. for the following purposes:

ROUTINE BUSINESS

Ordinary Resolution (1)

1. To receive and adopt the Report of the Trustee issued by HSBC Institutional Trust Services (Singapore) Limited, in its capacity as trustee of FCT (the “**Trustee**”), the Statement by the Manager issued by Frasers Centrepoint Asset Management Ltd., as manager of FCT (the “**Manager**”) and the Audited Financial Statements of FCT for the financial year ended 30 September 2024 and the Auditors’ Report thereon.

Ordinary Resolution (2)

2. To re-appoint KPMG LLP (“**KPMG**”) as Auditors of FCT to hold office until the conclusion of the next Annual General Meeting of FCT, and to authorise the Manager to fix their remuneration.

NOTICE OF ANNUAL GENERAL MEETING

SPECIAL BUSINESS

To consider and, if thought fit, to pass the following Ordinary Resolution, with or without any modifications:

Ordinary Resolution (3)

3. That authority be and is hereby given to the Manager, to:
- (a) (i) issue units in FCT ("**Units**") whether by way of rights, bonus or otherwise; and/or
 - (ii) make or grant offers, agreements or options (collectively, "**Instruments**") that might or would require Units to be issued, including but not limited to the creation and issue of (as well as adjustments to) securities, warrants, debentures or other instruments convertible into Units,

at any time and upon such terms and conditions and for such purposes and to such persons as the Manager may in its absolute discretion deem fit; and
 - (b) issue Units in pursuance of any Instrument made or granted by the Manager while this Resolution was in force (notwithstanding that the authority conferred by this Resolution may have ceased to be in force at the time such Units are issued),

provided that:

- (1) the aggregate number of Units to be issued pursuant to this Resolution (including Units to be issued in pursuance of Instruments made or granted pursuant to this Resolution) shall not exceed fifty per cent. (50%) of the total number of issued Units (excluding treasury Units, if any) (as calculated in accordance with sub-paragraph (2) below), of which the aggregate number of Units to be issued other than on a *pro rata* basis to Unitholders shall not exceed twenty per cent. (20%) of the total number of issued Units (excluding treasury Units, if any) (as calculated in accordance with sub-paragraph (2) below);

NOTICE OF ANNUAL GENERAL MEETING

- (2) subject to such manner of calculation as may be prescribed by Singapore Exchange Securities Trading Limited (the "**SGX-ST**") for the purpose of determining the aggregate number of Units that may be issued under sub-paragraph (1) above, the total number of issued Units (excluding treasury Units, if any) shall be based on the number of issued Units (excluding treasury Units, if any) at the time this Resolution is passed, after adjusting for:
 - (a) any new Units arising from the conversion or exercise of any Instruments which are outstanding at the time this Resolution is passed; and
 - (b) any subsequent bonus issue, consolidation or subdivision of Units;
- (3) in exercising the authority conferred by this Resolution, the Manager shall comply with the provisions of the Listing Manual of the SGX-ST for the time being in force (unless such compliance has been waived by the SGX-ST) and the deed of trust constituting FCT (as amended and restated) (the "**Trust Deed**") for the time being in force (unless otherwise exempted or waived by the Monetary Authority of Singapore);
- (4) unless revoked or varied by Unitholders in a general meeting, the authority conferred by this Resolution shall continue in force until (i) the conclusion of the next Annual General Meeting of FCT or (ii) the date by which the next Annual General Meeting of FCT is required by applicable law or regulations to be held, whichever is earlier;
- (5) where the terms of the issue of the Instruments provide for adjustment to the number of Instruments or Units into which the Instruments may be converted in the event of rights, bonus or other capitalisation issues or any other events, the Manager is authorised to issue additional Instruments or Units pursuant to such adjustment notwithstanding that the authority conferred by this Resolution may have ceased to be in force at the time the Instruments or Units are issued; and
- (6) the Manager, any director of the Manager ("**Director**") and the Trustee, be and are hereby severally authorised to complete and do all such acts and things (including executing all such documents as may be required) as the Manager, such Director, or, as the case may be, the Trustee may consider expedient or necessary or in the interest of FCT to give effect to the authority conferred by this Resolution.

NOTICE OF ANNUAL GENERAL MEETING

Extraordinary Resolution (1)

4. That:

- (a) approval be and is hereby given to amend the Trust Deed to include provisions regarding the repurchase and redemption of the Units of FCT (the “**Unit Buy-Back Supplement**”) in the manner set out in the Annex of the Circular to Unitholders dated 23 December 2024 (the “**Circular**”); and
- (b) the Manager and the Trustee be and are hereby severally authorised to complete and do all such acts and things (including executing all such documents as may be required) as the Manager or, as the case may be, the Trustee, may consider expedient or necessary or in the interests of FCT to give effect to the Unit Buy-Back Supplement.

(Please see Explanatory Notes)

Ordinary Resolution (4)

5. That subject to and conditional upon the passing of Extraordinary Resolution 1:

- (a) the exercise of all the powers of the Manager to repurchase issued Units for and on behalf of FCT not exceeding in aggregate the Maximum Limit (as defined below), at such price or prices as may be determined by the Manager from time to time up to the Maximum Price (as defined below), whether by way of:
 - (i) market repurchase(s) on the SGX-ST and/or, as the case may be, such other stock exchange for the time being on which the Units may be listed and quoted; and/or
 - (ii) off-market repurchase(s) (which are not market repurchase(s)) in accordance with any equal access scheme(s) as may be determined or formulated by the Manager as it considers fit in accordance with the Trust Deed, as proposed to be supplemented by the Unit Buy-Back Supplement,

NOTICE OF ANNUAL GENERAL MEETING

and otherwise in accordance with all applicable laws and regulations including the rules of the SGX-ST, or, as the case may be, such other stock exchange for the time being on which the Units may be listed and quoted, be and is hereby authorised and approved generally and unconditionally (the "**Unit Buy-Back Mandate**");

- (b) (unless revoked or varied by the Unitholders in a general meeting) the authority conferred on the Manager pursuant to the Unit Buy-Back Mandate may be exercised by the Manager at any time and from time to time during the period commencing from the date of the passing of this Ordinary Resolution and expiring on the earliest of:
- (i) the date on which the next AGM of FCT is held;
 - (ii) the date by which the next AGM of FCT is required by applicable laws and regulations or the Trust Deed to be held; or
 - (iii) the date on which repurchases of Units pursuant to the Unit Buy-Back Mandate are carried out to the full extent mandated;
- (c) in this Ordinary Resolution:

"Average Closing Price" means the average of the closing market prices of the Units over the last five Market Days, on which transactions in the Units were recorded, immediately preceding the date of the market repurchase or, as the case may be, the date of the making of the offer pursuant to the off-market repurchase, and deemed to be adjusted for any corporate action that occurs during the relevant five Market Days and the date of the market repurchase or, as the case may be, the date of the making of the offer pursuant to the off-market repurchase;

"date of the making of the offer" means the date on which the Manager makes an offer for an off-market repurchase, stating therein the repurchase price (which shall not be more than the Maximum Price for an off-market repurchase) for each Unit and the relevant terms of the equal access scheme for effecting the off-market repurchase;

NOTICE OF ANNUAL GENERAL MEETING

“Market Day” means a day on which the SGX-ST is open for trading in securities;

“Maximum Limit” means the number of Units representing 2.0% of the total number of issued Units as at the date of the passing of this Ordinary Resolution; and

“Maximum Price” in relation to a Unit to be repurchased, means the repurchase price, excluding brokerage, stamp duty, commission, applicable goods and services tax and other related expenses, which shall not exceed 105.0% of the Average Closing Price of the Units for both a market repurchase and an off-market repurchase; and

- (d) the Manager and the Trustee be and are hereby severally authorised to complete and do all such acts and things (including executing all such documents as may be required) as the Manager or, as the case may be, the Trustee may consider expedient or necessary or in the interests of FCT to give effect to the transactions contemplated and/or authorised by this Ordinary Resolution.

(Please see Explanatory Notes)

Frasers Centrepoint Asset Management Ltd.

(Company Registration No: 200601347G) As manager of Frasers Centrepoint Trust

Catherine Yeo

Company Secretary

Singapore

23 December 2024

NOTICE OF ANNUAL GENERAL MEETING

NOTES:

Format of Meeting

- (1) The Annual General Meeting will be held, in a wholly physical format, at the Grand Ballroom, Level 2, InterContinental Singapore, 80 Middle Road, Singapore 188966 on Tuesday, 14 January 2025 at 10.00 a.m.. Unitholders, including CPF and SRS investors, and (where applicable) duly appointed proxies and representatives will be able to ask questions and vote at the Annual General Meeting by attending the Annual General Meeting in person. **There will be no option for Unitholders to participate virtually.**
- (2) Printed copies of this Notice, the accompanying Proxy Form and the Notification & Request Form will be sent by post to Unitholders. These documents will also be published on FCT's website at the URL www.frasersproperty.com/reits/fct and on the SGX-ST website at the URL www.sgx.com/securities/company-announcements. Additional printed copies of the Proxy Form, if required, can be requested from Boardroom Corporate & Advisory Services Pte. Ltd. by calling +65 6536 5355 or via email at FCTagm2025@boardroomlimited.com. Requests for additional printed copies of the Proxy Form should be made by Monday, 6 January 2025.

Appointment of Proxy(ies)

- (3) A Unitholder who is not a Relevant Intermediary entitled to attend and vote at the meeting is entitled to appoint not more than two proxies to attend and vote in the Unitholder's stead. Where a Unitholder appoints more than one proxy, the appointments shall be invalid unless the Unitholder specifies in the proxy form the proportion of the Unitholder's holdings (expressed as a percentage of the whole) to be represented by each proxy.
- (4) A Unitholder who is a Relevant Intermediary entitled to attend and vote at the meeting is entitled to appoint more than two proxies to attend and vote instead of the Unitholder, but each proxy must be appointed to exercise the rights attached to a different Unit or Units held by such Unitholder. Where such Unitholder appoints more than one proxy, the appointments shall be invalid unless the Unitholder specifies in the proxy form the number of Units in relation to which each proxy has been appointed.

NOTICE OF ANNUAL GENERAL MEETING

“**Relevant Intermediary**” means:

- (a) a banking corporation licensed under the Banking Act 1970 of Singapore or a wholly-owned subsidiary of such a banking corporation, whose business includes the provision of nominee services and who holds Units in that capacity;
- (b) a person holding a capital markets services licence to provide custodial services for securities under the Securities and Futures Act 2001 of Singapore, and who holds Units in that capacity; or
- (c) the Central Provident Fund Board (“**CPF Board**”) established by the Central Provident Fund Act 1953 of Singapore, in respect of Units purchased under the subsidiary legislation made under that Act providing for the making of investments from the contributions and interest standing to the credit of members of the Central Provident Fund, if the CPF Board holds those Units in the capacity of an intermediary pursuant to or in accordance with that subsidiary legislation.

A Unitholder who wishes to appoint a proxy(ies) must complete the Proxy Form before submitting it in the manner set out below.

- (5) A proxy need not be a Unitholder. A Unitholder may choose to appoint the Chairman of the Annual General Meeting as his/her/its proxy.
- (6) The Proxy Form 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 office of the Unit Registrar at 1 Harbourfront Avenue, Keppel Bay Tower #14-07, Singapore 098632; or
 - (b) if submitted electronically, be submitted via email to the Unit Registrar at FCTagm2025@boardroomlimited.com;

in either case, by 10.00 a.m. on Saturday, 11 January 2025, being 72 hours before the time fixed for the Annual General Meeting.

NOTICE OF ANNUAL GENERAL MEETING

A Unitholder who wishes to submit a Proxy Form by post or via email can either use the printed copy of the Proxy Form which is sent to him/her/it by post or download a copy of the Proxy Form from FCT's website or the SGX-ST website, and 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.

- (7) CPF and SRS investors:
- (a) may vote at the Annual General Meeting if they are appointed as proxies by their respective CPF Agent Banks or SRS Operators, and should contact their respective CPF Agent Banks or SRS Operators if they have any queries regarding their appointment as proxies; or
 - (b) may appoint the Chairman of the Annual General Meeting as proxy to vote on their behalf at the Annual General Meeting, in which case they should approach their respective CPF Agent Banks or SRS Operators to submit their votes by 5.00 p.m. on Thursday, 2 January 2025, being seven business days before the date of the Annual General Meeting.

Submission of Questions

- (8) Unitholders, including CPF and SRS investors, may submit substantial and relevant questions related to the resolutions to be tabled for approval at the Annual General Meeting in advance of the Annual General Meeting. In order for Unitholders to submit questions in advance of the Annual General Meeting, the questions must be submitted in the following manner by 10.00 a.m. on Thursday, 2 January 2025:
- (a) deposited at the registered office of the Manager at 438 Alexandra Road, #21-00 Alexandra Point, Singapore 119958; or
 - (b) via email to the Manager, at ir@fraserscentrepointtrust.com.

When submitting questions by post or via email, Unitholders should also provide the following information for authentication: (a) the Unitholder's full name; (b) the Unitholder's address; and (c) the manner in which the Unitholder holds the Units (e.g., via CDP, CPF or SRS).

NOTICE OF ANNUAL GENERAL MEETING

- (9) The Manager will address all substantial and relevant questions received from Unitholders by the 10.00 a.m. on Thursday, 2 January 2025 deadline by publishing its responses to such questions on the FCT's website at the URL www.frasersproperty.com/reits/fct and the SGX-ST website at the URL www.sgx.com/securities/company-announcements at least 48 hours prior to the closing date and time for the submission of the Proxy Form. The Manager will respond to questions or follow-up questions submitted after the 10.00 a.m. on Thursday, 2 January 2025 deadline either within a reasonable timeframe before the Annual General Meeting, or at the Annual General Meeting itself. Where substantially similar questions are received, the Manager will consolidate such questions and consequently not all questions may be individually addressed.
- (10) Unitholders, including CPF and SRS investors, and (where applicable) duly appointed proxies and representatives can also ask the Chairman of the Annual General Meeting substantial and relevant questions related to the resolutions to be tabled for approval at the Annual General Meeting, at the Annual General Meeting itself.

Access to Documents

- (11) The Annual Report for the financial year ended 30 September 2024 and the Circular may be accessed at FCT's website at the URL www.frasersproperty.com/reits/fct and the SGX-ST website at the URL www.sgx.com/securities/company-announcements. Printed copies of the Notification & Request Form will be sent to Unitholders by post for Unitholders to request for a printed copy of the Annual Report and the Circular. Requests for a printed copy of the Annual Report and the Circular should be made by submitting the request form to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd., in the following manner:
- (a) if submitted by post, be lodged at the office of the Unit Registrar at 1 Harbourfront Avenue, Keppel Bay Tower #14-07, Singapore 098632; or
 - (b) if submitted electronically, be submitted via email to the Unit Registrar at FCTagm2025@boardroomlimited.com.

in either case, by no later than Monday, 6 January 2025.

- (12) Unitholders should check FCT's website at the URL www.frasersproperty.com/reits/fct for the latest updates on the Annual General Meeting.

NOTICE OF ANNUAL GENERAL MEETING

EXPLANATORY NOTES:

Resolution 3

The Ordinary Resolution 3 above, if passed, will empower the Manager from the date of this AGM until the earliest of (i) the conclusion of the next annual general meeting of FCT or (ii) the date by which the next annual general meeting of FCT is required by the applicable laws and regulations or the Trust Deed to be held, whichever is earlier, or (iii) the date on which such authority is revoked or varied by the Unitholders in a general meeting, to issue Units and to make or grant instruments (such as securities, warrants or debentures) convertible into Units and issue Units pursuant to such instruments, up to a number not exceeding 50% of the total number of issued Units (excluding treasury Units, if any), with a sub-limit of 20% for issues other than on a *pro rata* basis to Unitholders.

For the purpose of determining the aggregate number of Units that may be issued, the percentage of issued Units will be calculated based on the total number of issued Units at the time Ordinary Resolution 3 above is passed, after adjusting for new Units arising from the conversion or exercise of any Instruments which are outstanding at the time this Resolution is passed and any subsequent bonus issue, consolidation or subdivision of Units.

Fund raising by issuance of new Units may be required in instances of property acquisitions or debt repayments. In any event, if the approval of Unitholders is required under the Listing Manual of the SGX-ST and the Trust Deed or any applicable laws and regulations in such instances, the Manager will then obtain the approval of Unitholders accordingly.

Extraordinary Resolution 1

The Extraordinary Resolution 1 above, if passed, will approve the supplement of the Trust Deed with the Unit Buy-Back Supplement, which is set out in the Annex of the Circular.

(See the Circular in relation to the Unit Buy-Back Supplement for further details.)

NOTICE OF ANNUAL GENERAL MEETING

Ordinary Resolution 4

The Ordinary Resolution 4, if passed, will empower the Manager from the date of the AGM of FCT until (i) the date on which the next AGM of FCT is held, (ii) the date by which the next AGM of FCT is required by applicable laws and regulations or the Trust Deed to be held, or (iii) the date on which the repurchases of Units pursuant to the Unit Buy-Back Mandate are carried out to the full extent mandated, whichever is the earliest, to exercise all the powers to repurchase issued Units for and on behalf of FCT not exceeding in aggregate 2.0% of the total number of Units as at the date of the passing of the Ordinary Resolution 4, whether by way of market repurchase(s) or off-market repurchase(s), on the terms of the Unit Buy-Back Mandate set out in the Circular, unless such authority is revoked or varied by the Unitholders in a general meeting. As the Unit Buy-Back Supplement is required for the adoption of the Unit Buy-Back Mandate, the Ordinary Resolution 4 is conditional upon the passing of the Extraordinary Resolution 1.

PERSONAL DATA PRIVACY:

By submitting an instrument appointing a proxy(ies) and/or representative(s) to attend, speak and vote at the AGM and/or any adjournment thereof, a Unitholder (i) consents to the collection, use and disclosure of the Unitholder's personal data by the Manager and the Trustee (or their agents or service providers) for the processing, administration and analysis by the Manager and the Trustee (or their agents or service providers) of proxies and representatives appointed for the AGM (including any adjournment thereof), the preparation and compilation of the attendance lists, minutes and other documents relating to the AGM (including any adjournment thereof), and in order for the Manager and the Trustee (or their agents or service providers) to comply with any applicable laws, listing rules, take-over rules, regulations and/or guidelines (collectively, the "**Purposes**"), (ii) warrants that where the Unitholder discloses the personal data of the Unitholder's proxy(ies) and/or representative(s) to the Manager and the Trustee (or their agents or service providers), the Unitholder has obtained the prior consent of such proxy(ies) and/or representative(s) for the collection, use and disclosure by the Manager and the Trustee (or their agents or service providers) of the personal data of such proxy(ies) and/or representative(s) for the Purposes, and (iii) agrees that the Unitholder will indemnify the Manager and the Trustee (or their agents or service providers) in respect of any penalties, liabilities, claims, demands, losses and damages as a result of the Unitholder's breach of warranty.

NOTICE OF ANNUAL GENERAL MEETING

Important Notice

The value of Units and the income derived from them, if any, may fall or rise. Units are not obligations of, deposits in, or guaranteed by, the Manager or any of its affiliates. An investment in Units is subject to investment risks, including the possible loss of the principal amount invested.

Investors should note that they have no right to request the Manager to redeem or purchase their Units for so long as the Units are listed on the SGX-ST. It is intended that Unitholders may only deal in their Units through trading on the SGX-ST. The listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

The past performance of FCT is not necessarily indicative of the future performance of FCT.

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FRASERS CENTREPOINT TRUST
 (Constituted In The Republic Of Singapore
 Pursuant To A Trust Deed Dated 5 June 2006
 (As Amended, Restated And Supplemented))

PROXY FORM
ANNUAL GENERAL MEETING

IMPORTANT

- The Annual General Meeting will be held, in a wholly physical format, at the Grand Ballroom, Level 2, InterContinental Singapore, 80 Middle Road, Singapore 188966 on Tuesday, 14 January 2025 at 10.00a.m.. **There will be no option for Unitholders to participate virtually.**
- Please read the note overleaf which contain instructions on, inter alia, the appointment of a proxy(ies).
- This Proxy Form is not valid for use by CPF and SRS investors and shall be ineffective for all intents and purposes if used or is purported to be used by them.
- CPF and SRS investors:
 - may vote at the Annual General Meeting, if they are appointed as proxies by their respective CPF Agent Banks or SRS Operators, and should contact their respective CPF Agent Banks or SRS Operators if they have any queries regarding their appointment as proxies; or
 - may appoint the Chairman of the Annual General Meeting, as proxy to vote on their behalf at the Annual General Meeting, in which case they should approach their respective CPF Agent Banks or SRS Operators to submit their votes by 5.00 p.m. on Thursday, 2 January 2025, being seven business days before the date of the AGM.
- By submitting an instrument appointing a proxy(ies) and/or representative(s), the Unitholder accepts and agrees to the personal data privacy terms set out in the Notice of Annual General Meeting dated 23 December 2024.

I/We _____ (Name(s) and NRIC No./Passport No.)
 of _____ (Address)

being a holder/s of units in Frasers Centrepoint Trust ("FCT", and the units of FCT, the "Units"), hereby appoint:

Name	Address	NRIC/Passport Number	Proportion of Unitholdings	
			No. of Units	%

and/or (delete as appropriate)

Name	Address	NRIC/Passport Number	Proportion of Unitholdings	
			No. of Units	%

or failing the person, or either or both of the persons, referred to above, the Chairman of the AGM as my/our proxy/proxies to attend and to vote for me/us on my/our behalf at the AGM of FCT to be convened and held at the Grand Ballroom, Level 2, InterContinental Singapore, 80 Middle Road, Singapore 188966 on Tuesday, 14 January 2025 at 10.00 a.m. and at any adjournment thereof. I/We direct my/our proxy/proxies to vote for or against, or to abstain from voting on, the resolutions to be proposed at the AGM as indicated hereunder. If no specific direction as to voting is given, the proxy/proxies may vote or abstain from voting at his/her/their discretion, as he/she/they may on any other matter arising at the AGM (or any adjournment thereof). If no person is named in the above boxes, the Chairman of the AGM shall be my/our proxy/proxies to vote, for or against, or to abstain from voting on, the resolution to be proposed at the AGM for me/us and on my/our behalf at the AGM and at any adjournment thereof.

No.	Resolutions	No. of Votes For*	No. of Votes Against*	No. of Votes to Abstain*
	ROUTINE BUSINESS			
1.	To receive and adopt the Trustee's Report, the Statement by the Manager, the Audited Financial Statements of FCT for the financial year ended 30 September 2024 and the Auditor's Report thereon (Ordinary Resolution)			
2.	To re-appoint KPMGLLP as Auditors of FCT to hold office until the conclusion of the next Annual General Meeting, and to authorise the Manager to fix their remuneration (Ordinary Resolution)			
	SPECIAL BUSINESS			
3.	To authorise the Manager to issue Units and to make or grant convertible instruments (Ordinary Resolution)			
4.	To approve the Unit Buy-Back Supplement (Extraordinary Resolution)			
5.	To approve the adoption of the Unit Buy-Back Mandate (Ordinary Resolution)			

* Voting will be conducted by poll. If you wish your proxy/proxies to exercise all your votes "For" or "Against" the relevant resolution, please tick "Y" within the relevant box provided. Alternatively, if you wish your proxy/proxies to exercise your votes for both "For" and "Against" the relevant resolution, please indicate the number of Units in the boxes provided. If you wish your proxy/proxies to abstain from voting on the resolution, please tick "A" within the "Abstain" box provided. Alternatively, please indicate the number of Units that your proxy/proxies is/are directed to abstain from voting.

Dated _____ day of _____ 2024/2025 (delete as appropriate)

Total No. of Units held (Note 1)

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

Email Address of Unitholder(s) (optional): _____

IMPORTANT: PLEASE READ NOTES ON THE REVERSE SIDE

Fold here, do not staple. Glue all sides firmly.

Notes:

- (1) A Unitholder should insert the total number of Units held. If the Unitholder has Units entered against the Unitholder's name in the Depository Register maintained by the Central Depository (Pte) Limited ("**CDP**"), the Unitholder should insert that number of Units. If the Unitholder has Units registered in the Unitholder's name in the Register of Unitholders of FCT, the Unitholder should insert that number of Units. If the Unitholder has Units entered against the Unitholder's name in the said Depository Register and registered in the Unitholder's name in the Register of Unitholders, the Unitholder should insert the aggregate number of Units. If no number is inserted, this Proxy Form will be deemed to relate to all the Units held by the Unitholder.
- (2) A Unitholder who is not a Relevant Intermediary entitled to attend and vote at the meeting is entitled to appoint not more than two proxies to attend and vote instead of the Unitholder. A proxy need not be a Unitholder. Where a Unitholder appoints more than one proxy, the appointments shall be invalid unless the Unitholder specifies the proportion of the Unitholder's holdings (expressed as a percentage of the whole) to be represented by each proxy.
- (3) A Unitholder who is a Relevant Intermediary entitled to attend and vote at the meeting is entitled to appoint more than two proxies to attend and vote instead of the Unitholder, but each proxy must be appointed to exercise the rights attached to a different Unit or Units held by such Unitholder. Where such Unitholder appoints more than one proxy, the appointments shall be invalid unless the Unitholder specifies the number of Units in relation to which each proxy has been appointed.
"Relevant Intermediary" means:
 - (a) a banking corporation licensed under the Banking Act 1970 of Singapore or a wholly-owned subsidiary of such a banking corporation, whose business includes the provision of nominee services and who holds Units in that capacity;
 - (b) a person holding a capital markets services licence to provide custodial services for securities under the Securities and Futures Act 2001 of Singapore, and who holds Units in that capacity; or
 - (c) the Central Provident Fund Board ("**CPF Board**") established by the Central Provident Fund Act 1953 of Singapore, in respect of Units purchased under the subsidiary legislation made under that Act providing for the making of investments from the contributions and interest standing to the credit of members of the Central Provident Fund, if the CPF Board holds those Units in the capacity of an intermediary pursuant to or in accordance with that subsidiary legislation.
- (4) A proxy need not be a Unitholder. A Unitholder may choose to appoint the Chairman of the Annual General Meeting as his/hers/its proxy.
- (5) This Proxy Form 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 office of the Unit Registrar at 1 Harbourfront Avenue, Keppel Bay Tower #14-07, Singapore 098632; or
 - (b) if submitted electronically, be submitted via email to the Unit Registrar at FCTagm2025@boardroomlimited.com. In either case, by 10.00 a.m. on Saturday, 11 January 2025, being 72 hours before the time fixed for the AGM.A Unitholder who wishes to submit a Proxy Form by post or via email can either use the printed copy of the Proxy Form which is sent to him/hers/it by post or download a copy of the Proxy Form from FCT's website or the SGX-ST website, and 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.
- (6) Completion and return of this Proxy Form shall not preclude a Unitholder from attending and voting at the AGM. Any appointment of a proxy or proxies shall be deemed to be revoked if a Unitholder attends the AGM in person, and in such event, the Manager reserves the right to refuse to admit any person or persons appointed under this Proxy Form, to the AGM.
- (7) This Proxy Form must be under the hand of the appointor or his 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. A corporation which is a Unitholder may authorise by resolution of its directors or other governing body such person as it thinks fit to act as its representative at the AGM and the person so authorised shall upon production of a copy of such resolution certified by a director of the corporation to be a true copy, be entitled to exercise the powers on behalf of the corporation so represented as the corporation could exercise in person if it were an individual.
- (8) Where a Proxy Form is signed on behalf of the appointor by an attorney, the power of attorney or a duly certified copy thereof must (failing previous registration with the Manager) be lodged with the Proxy Form, failing which the Proxy Form may be treated as invalid.
- (9) 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 and/or attached to 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 the Unitholder's name in the Depository Register as at 72 hours before the time appointed for holding the AGM, as certified by CDP to the Manager.

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The Company Secretary
Frasers Centrepoint Asset Management Ltd.
(as Manager of Frasers Centrepoint Trust)
c/o Boardroom Corporate & Advisory Services Pte Ltd
1 Harbourfront Avenue
Keppel Bay Tower, #14-07
Singapore 098632

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NOTIFICATION & REQUEST FORM



FRASERS CENTREPOINT TRUST

(CONSTITUTED IN THE REPUBLIC OF SINGAPORE PURSUANT TO A TRUST DEED DATED 5 JUNE 2006
(AS AMENDED AND RESTATED))

23 December 2024

Dear Unitholder

Annual General Meeting on 14 January 2025 and Annual Report 2024

We wish to inform you that the Annual General Meeting (“AGM”) of Frasers Centrepoint Trust (“**FACT**”) will be held in a wholly physical format at the Grand Ballroom, Level 2, InterContinental Singapore, 80 Middle Road, Singapore 188966 on Tuesday, 14 January 2025 at 10.00 a.m.. **There will be no options for Unitholders to participate virtually.** Printed copies of the Notice of AGM and Proxy Form are enclosed in the envelope and will be made available on the website of Singapore Exchange Securities Trading Limited at www.sgx.com/securities/company-announcements and **FACT**'s website at www.frasersproperty.com/reits/fct. Please refer to **FACT**'s announcement dated 23 December 2024 for the arrangements relating to submission of questions in advance of the Annual General Meeting. Additional printed copies of the Proxy Form, if required, can be requested from the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd. by calling +65 6536 5355 or via email at FCtagm2025@boardroomlimited.com. Requests for additional printed copies of the Proxy Form should be made by Sunday, 12 January 2025.

In relation to the resolutions proposed to be approved at the AGM, we have published the annual report for the financial year ended 30 September 2024 (the “**Annual Report**”) and the Circular to Unitholders (in relation to the proposed Unit Buy-Back Supplement and Unit Buy-Back Mandate) (the “**Circular**”) on the website of Singapore Exchange Securities Trading Limited at www.sgx.com/securities/company-announcements and on **FACT**'s website at www.frasersproperty.com/reits/fct, which is available from the date of this Notification & Request Form. You will need an internet browser and PDF reader to view the electronic copy of the Annual Report and the Circular (the “**Electronic Copy**”). You can now access the Electronic Copy as follows:

- (a) visit our website at www.frasersproperty.com/reits/fct;
- (b) hover your cursor over “Investor relations” in the header at the top of the page and click on “**Publications**” in the drop down menu; and
- (c) scroll down through the page until you reach “**Latest publications**”. Please click on “**FY2024 Annual Report**” to view the Annual Report and “**Circular to Unitholders in relation to The Proposed Unit Buy-Back Supplement to the Trust Deed and The Proposed Adoption of the Unit Buy-Back Mandate dated 23 December 2024**” to view the Circular.

We sincerely hope that you will join our efforts to reduce costs and increase operational efficiency by embracing electronic communications. However, if you still wish to receive a printed copy of the Annual Report and the Circular, please complete the Request Form below and return it to us no later than Monday, 6 January 2025 by mail using the envelope enclosed, or email to FCtagm2025@boardroomlimited.com.

By providing us with the information required in the Request Form below, you agree and acknowledge that we and/or our service provider(s) may collect, use and disclose your personal data, as contained in your submitted Request Form or which is otherwise collected from you (or your authorised representative(s)), for the purpose of processing and effecting your request and in order for us and/or our service provider(s) to comply with any applicable laws, listing rules, regulations and/or guidelines.

Yours faithfully,
For and on behalf of
Frasers Centrepoint Asset Management Ltd.
as manager of Frasers Centrepoint Trust
(Company Registration No.: 200601347G)

Richard Ng
Chief Executive Officer

REQUEST FORM

TO: FRASERS CENTREPOINT ASSET MANAGEMENT LTD. (AS MANAGER OF FRASERS CENTREPOINT TRUST) C/O BOARDROOM CORPORATE & ADVISORY SERVICES PTE. LTD.

1 Harbourfront Avenue
Keppel Bay Tower #14-07
Singapore 098632

NB. Please tick the box below if you wish to receive a printed copy of the Annual Report and the Circular. Incomplete or incorrectly completed forms will not be processed.

I/We wish to receive a printed copy of the Annual Report and the Circular.

Name(s) of Unitholder(s) _____

Address: _____

Signature(s): _____

Date: _____

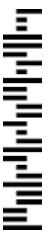
Note: This request is valid for the Annual Report 2024 and the Circular only.

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The Company Secretary
Frasers Centrepoint Asset Management Ltd.
(as Manager of Frasers Centrepoint Trust)
c/o Boardroom Corporate & Advisory Services Pte Ltd
1 Harbourfront Avenue
Keppel Bay Tower, #14-07
Singapore 098632

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FRASERS CENTREPOINT ASSET MANAGEMENT LTD.

As Manager of Frasers Centrepoint Trust
Company Registration Number 200601347G

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Singapore 119958

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Fax: +65 6272 8776
Email: ir@fraserscentrepointtrust.com

frasersproperty.com/reits/fct

